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NO TRANSFER  
TAX PAIDWARRANTY DEED  
CORPORATE GRANIOR  
026921

**SERVICENTER, INC. f/k/a KENNEBEC APARTMENTS, INC.**, a corporation organized and existing under the laws of the State of Maine and having a place of business at Waterville in the County of Kennebec and State of Maine, for consideration paid, grant to **ROBERT ROSENTHAL and ARLYNE R. SACKS**, whose mailing address is P.O. Box 296, Waterville, Maine 04901, with **warranty covenants as tenants in common**, the land in Waterville, Kennebec County, Maine, more particularly described as follows:

A certain lot or parcel of land situated on the easterly side of Main Street, but not adjacent thereto, Waterville, Maine, bounded and described as follows:

Beginning in the westerly line of the parcel of land described in the conveyance to the Waterville Area Industrial Development Corporation, recorded Book 1110, Page 243, Kennebec County Registry of Deeds, at the southeasterly corner of the parcel of land described in the conveyance of Kennebec Apartments, Inc. to Erin, Inc., recorded Book 1538, Page 528, Kennebec County Registry of Deeds;

Thence S 24° 55' 20" E thirty-nine and three hundredths (39.03) feet along the westerly line of the parcel of land described in Book 1110, Page 243, to the southeasterly corner of the parcel of land described in the conveyance to the grantor herein, recorded Book 1514, Page 874, Kennebec County Registry of Deeds;

Thence S 64° 50' 52" W two hundred forty-two and zero hundredths (242.00) feet along the northerly line of other land of grantees herein, described in deed recorded Book 3546, Pages 260 and 264, Kennebec County Registry of Deeds, to the northeasterly angle point of the parcel of land described in the lease to Texaco, Inc., recorded Book 1346, Page 253, Kennebec County Registry of Deeds;

Thence N 69° 55' 20" W fifty-three and twenty-six hundredths (53.26) feet along the northeasterly line of the parcel of land described in Book 1345, Page 258, now of grantees herein, to the southerly line of the parcel of land described in the conveyance to Erin, Inc., recorded Book 1538, Page 528, Kennebec County Registry of Deeds;

Thence N 65° 04' 40" E two hundred eighty-two and zero hundredths (282.00) feet along the southerly line of the parcel of land described in Book 1538, Page 528, to the point of beginning.

Said described parcel of land contains ten thousand ninety-three (10,093) square feet and is the remaining portion of the parcel of land described in the conveyance to Kennebec Apartments, Inc., recorded Book 1514, Page 874, Kennebec County Registry of Deeds.

The parcel is subject to an easement for sanitary sewer purposes to benefit the parcel of land of Erin, Inc., described in Book 1538, Page 528, Kennebec County Registry of Deeds.

Bearing and distances recited herein are referenced to Grid North, Maine State Plan Co-ordinate System West Zone, based upon a survey by Paul H. Ruopp, Jr., P.L.S., further reference being made to Plan of Standard Boundary Survey of Pine Tree Mall, Main Street/Armory Road, Waterville, Maine, recorded as Plan No. E89-310, Kennebec County Registry of Deeds.

In Witness whereof, the said **SERVICENTER, INC. f/k/a KENNEBEC APARTMENTS, INC.** has caused this instrument to be sealed with its corporate seal and signed in its corporate name by Robert Rosenthal, its President thereunto duly authorized, this 31st day of the month of October, 1989.

**SERVICENTER, INC. f/k/a  
KENNEBEC APARTMENTS, INC.**

S. V. Dr. D

R. Rosenthal  
By Robert Rosenthal  
Its President

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STATE OF MAINE  
COUNTY OF

Personally appeared the above named Robert Rosenthal, President of said Grantor Corporation as aforesaid, and acknowledged the foregoing to be his free act and deed in his said capacity, and the free act and deed of said Corporation.

Before me, St. F. Dubord  
Notary Public  
(Printed Name:)



My Commission expires: \_\_\_\_\_

Stephen F. Dubord  
Notary Public Attorney At Law  
My Commission Expires  
September 4, 1994

RECEIVED KENNEDID SS.

1989 NOV 16 AM 9:00

ATTEST: Norma B. L. [Signature]  
REGISTER OF DEEDS